

## **ZONING AND ADJUSTMENT BOARD**

***August 20, 2007***

The Zoning and Adjustment Board of Sumter County, Florida, convened on Monday, August 20, 2007, at 6:30 pm with the following members present: Larry Story – Chairman, Frank Topping, Nathan Yoder, Marge Thies, Woody Hill, Brad Shepherd, Richard Cole, Ron Berry, and Dossie Singleton.

Bailey Cassels, Frank Szczepanski, and Todd Brown were absent.

Brad Cornelius - Planning Manager, and Sandy Cassels – Recording Secretary, were present.  
Lee Hawkins - Zoning and Adjustment Board Attorney was also present

Chairman Larry Story called the meeting to order.

Brad Shephard led the pledge of allegiance and Mr. Berry led the prayer.

Mr. Story presented the proof of publication.

Mr. Cole made a motion to approve the minutes from the July 16, 2007, meeting with one correction. Mr. Yoder seconded the motion and the motion carried.

### ***T2007-0029***

***David Roy & Cynthia Kingry – Renew Temporary Use Permit for one (1) year to allow a RV while residence is under construction.***

Mr. Cornelius explained staff would like this case to be tabled until the September 4, 2007 Zoning & Adjustment Board (ZAB) meeting since the applicant does not have a valid building permit, and this extension of time will allow the building permit to be renewed with inspections. Mr. Cole made a motion to table the Temporary Use Permit request until the September 4, 2007, ZAB meeting as requested by staff. Mr. Berry seconded the motion and the motion carried.

### ***T2007-0024***

***Frederick & Deborah Connell – Temporary Use Permit for three (3) years to allow a RV for a care receiver's residence.***

No one was present for the applicant.

Mr. Cole made a motion to table this case until the end of the meeting. Mr. Berry seconded the motion and the motion carried.

### ***T2007-0025***

***Thelbers Reasch - Temporary Use Permit for three (3) years to allow a RV as a caregiver's residence.***

Barbara Arnold, representative for the applicant, was present and requesting a Temporary Use Permit (TUP) for three years to allow a RV as a caregiver's residence. There were nine (9) notices sent. Of the nine (9) notices sent, one (1) was returned in objection and none were returned in favor. Mrs. Cassels read the letter of objection into the record. There was one objection from the audience. Mr. Robert Brown expressed his concern with the tractor trailers

located on the property and noted the previous TUP request was for a RV for security. Mr. Cornelius explained there was a Code Enforcement case related to this property, which will be complied with if the TUP is granted. Ms. Arnold stated Ms. Godwin requires care and Mr. Reasch is out-of-town frequently. Ms. Arnold explained Ms. Godwin is in the beginning stages of a disease which will progressively worsen. Ms. Arnold also explained Mr. Reasch was confused on the different types of TUP's when he originally applied, which is why he asked for one for security.

Mr. Topping made a motion to approve the requested Temporary Use Permit (TUP). Mr. Cole seconded the motion and the motion carried with a roll call vote. The vote was as follows: Larry Story – aye, Marge Thies – aye, Brad Shepherd – aye, Nate Yoder – aye, Frank Topping – aye, Richard Cole – aye, Dossie Singleton – aye, Woody Hill – aye, Ron Berry – nay.

***T2007-0028***

***Robert & Cindy Beard – Temporary Use Permit for three (3) years to allow a RV for a care receiver's residence.***

Cindy Beard, applicant, was present and requesting a Temporary Use Permit for three (3) years to allow a RV for a care receiver's residence. There were two (2) notices sent. Of the two (2) notices sent, none were returned in favor or in objection. There were no objections from the audience. Mrs. Beard explained her mother is the one in need of care. Mr. Topping asked Mrs. Beard if her mother drives and works as stated in the note from the doctor. Mr. Berry expressed his concern since the applicant had not used the approved form and had written a letter with more information than required by the Zoning & Adjustment Board (ZAB). Mr. Story asked Mr. Cornelius if the applicant would be allowed to place two (2) residences on the property due to the size of the property. Mr. Cornelius stated the applicant would be permitted to place two (2) residences on the property, as the property is forty (40) acres, and she would be allowed to divide ten (10) acres out and place a residence there.

Mr. Topping made a motion to approve the Temporary Use Permit (TUP) for three (3) years for a RV as a care receiver's residence due to of the size of the property. Mr. Berry seconded the motion and the motion carried.

***R2007-0038***

***Evelyn & Nathaniel Williams, Jr. – Rezone two (2) acres MOL from a non-compliant A5 to RR1C to complete a lineal transfer.***

Evelyn & Nathaniel Williams, applicants, were present, and requesting a rezoning on two (2) acres MOL from a non-compliant A5 to RR1C to complete a lineal transfer. There were four (4) notices sent. Of the four (4) notices sent, one (1) was returned in objection and none were returned in favor. There were no objections from the audience. Mrs. Cassels read the letter of objection into the record.

Mr. Topping made the motion to recommend approval of the rezoning to the Board of County Commissioners. Mr. Berry seconded the motion and the motion carried.

***R2007-0039***

***Allene Vasile – Rezone two (2) acres MOL from a non-compliant A5 to RR1C to complete a lineal transfer.***

Allene Vasile, applicant, was present and requesting a rezoning on two (2) acres MOL from a non-compliant A5 to RR1C to complete a lineal transfer. There were five (5) notices sent. Of the five (5) notices sent, none returned in favor or objection. There were no objections from the audience.

Mr. Berry asked Ms. Vasile who was giving her the lineal transfer. Mrs. Vasile stated her daughter and son-in-law are transferring the property to her.

Mr. Topping made the motion to recommend approval of the rezoning to the Board of County Commissioners. Mr. Cole seconded the motion and the motion carried.

***T2007-0024***

***Frederick & Deborah Connell – Temporary Use Permit for three (3) years to allow a RV for a care receiver's residence.***

Mr. Cole made a motion to remove this case from the table. Mr. Berry seconded the motion and the motion carried.

There was still no one present for the applicant.

Mr. Berry made the motion to table the application until the next ZAB meeting, which will be September 4, 2007. Mr. Cole seconded the motion and the motion carried.

Mr. Cole made a motion to adjourn the meeting at 7:05 p.m. Mr. Berry seconded the motion and the motion carried.

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Larry Story, Chairman  
Zoning and Adjustment Board